

MTT-73908 MS  
THIS SPACE RESE



**M06-07806**

Klamath County, Oregon

04/21/2006 10:32:05 AM

Pages 1 Fee: \$21.00

After recording return to:

Jared M. Schmeck

1626 Sargent Avenue

Klamath Falls, OR 97601

Until a change is requested all  
tax statements shall be sent to  
The following address:

Jared M. Schmeck

1626 Sargent Avenue

Klamath Falls, OR 97601

Escrow No. MT73908-MS

Title No. 0073908

SWD

### STATUTORY WARRANTY DEED

**Ryan C. Dean and Douglas Dean not as tenants in common, but with right of survivorship**, Grantor(s)  
hereby convey and warrant to **Jared M. Schmeck**, Grantee(s) the following described real property in the County of  
**KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 1 in Block 10 of FAIRVIEW ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the  
office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-029DB-05900-000

Key No: 302700

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and  
those shown below, if any:

The true and actual consideration for this conveyance is **\$113,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD  
INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE  
37 (2004)). THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN  
VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS  
INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE  
APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE  
ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO  
INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON  
LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated this 20th day of April, 2006.

Ryan C. Dean  
Ryan C. Dean

Douglas Dean  
Douglas Dean

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on 4/20, 2006 by Ryan C. Dean and Douglas Dean.



[Signature]  
(Notary Public for Oregon)

My commission expires 12/20/06

21.00